

UNOFFICIAL COPY

DEED IN TRUST
(WARRANTY)

1976 FEB 25 AM 11 36

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FEB 25 (The Allow Space For Recorder's Use Only) A -- R

10.00

THIS INDENTURE WITNESSETH, that the Grantor STEVEN J. LADD, a bachelor
of the County of Cook and State of Illinois, for and in consideration of the sum
of TEN and 00/100 Dollars,
(\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly
acknowledged, Conveys and Warrant unto North Point State Bank, an Illinois bank-
ing corporation of Arlington Heights, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee
under the provisions of a certain Trust Agreement, dated the 24th day of October, 1975, and known as Trust Number
141, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 19 in Meadows, being a subdivision of part of Lot 3 in
Hittendorf's subdivision of part of Lot 1 of Assessor's
Division of Section 35, Township 42 North, Range 12, East
of the Third Principal Meridian, in Cook County, Illinois.

Subject to covenants, easements and restrictions of record, and
general taxes for the years 1974 and 1975 and subsequent years.

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in
said Trust Agreement set forth.

Full power and authority is hereby granted and Trustee with respect to the real estate or any part or parts of it, and at any time or
times to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to
vacate any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to pur-
chase, to sell on any terms, to convey either with or without consideration, to convey said real estate or any part thereof, to lease said real estate,
or successors in trust and to grant to such successor or successors a trust all of the title, estate, powers and authorities vested in said
Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate,
terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend
partition or to exchange said real estate, or any part thereof, for other personal property, to grant easements or charges of any
kind, to release, convey or assign any right, title or interest in or about the real estate or any part thereof, and for such other considerations as would be lawful for any
person owning the same to deal with the same, whether similar to or different from the ways above specified, at any time or times
hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust, in relation to said real estate, or to whom said real estate
or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to
see to the application of any purchase money, rent or money borrowed or advanced on or about the real estate, or be obliged to see that the
terms of the trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said
Trustee, or be obliged or privileged to inquire into any of the terms of said Trust Agreement, or into any deed, trust deed, mortgage, lease
or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate, but such conveyance or other instru-
ment favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery
thereof the trust created by this Deed and by said Trust Agreement was in full force and effect, and (b) that such conveyance or other instru-
ment was executed in accordance with the trusts, conditions and limitations contained herein and in said Trust Agreement or in all
amendments thereof, if any, and is binding upon all beneficiaries hereunder, (c) that said Trustee, or any successor in trust, was duly
authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the con-
veyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully
vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or the predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantee, neither individually or as Trustee, nor its
successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they
do or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust
Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, and all such liability
being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in con-
nection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-
in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as trustee of an express trust
and not individually and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness
except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for its payment and dis-
charge thereof. All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date
of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or by
their title shall be only in the earnings, avails and proceeds arising from the sale or any other disposition of the trust property, and such
interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in
said trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to
vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property is now or hereafter registered, the Registrar of Titles is hereby directed not to register or
in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition", or "with limitations", or word
of similar import, in accordance with the statute in such case made and provided.

And the said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all
statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the Grantor aforsaid has his hereunto set his hand and seal this 18th
day of December, 19 75.

Steven J. Ladd (Seal) _____ (Seal)
Steven J. Ladd _____ (Seal)

STATE OF Illinois } ss.
COUNTY OF Cook

I, Kenneth L. Kwiat, a Notary Public in and for said County, in the State
aforesaid, do hereby certify that Steven J. Ladd, a bachelor
personally known to me to be the same person whose name is _____ subscribed to the foregoing instrument, appeared
before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his _____ free and volun-
tary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and Notarial Seal this 21 day of December, 19 75
Commission expires 3/31 19 79
Kenneth L. Kwiat NOTARY PUBLIC

Document Prepared By: Kenneth L. Kwiat ADDRESS OF PROPERTY: 1724 Stevens Drive
221 North LaSalle Street **RAE LYN CHART** Glenview, Illinois 60025
Chicago, IL 60601 **BOX 759** SEND SUBSEQUENT TAX BILLS TO:
(Name)
Grantees: North Point State Bank
FORM SBF 218 (REV. 4/75) 320 Rand Road, Arlington Heights, IL (Address)

10.00

STATE OF ILLINOIS
REAL ESTATE TAX DEPARTMENT
PERMITS UNIT OF 148 000
17878

Notary Public Seal
Cook County, Illinois
Kenneth L. Kwiat
Notary Public
99398396
DOCUMENT NUMBER

END OF RECORDED DOCUMENT